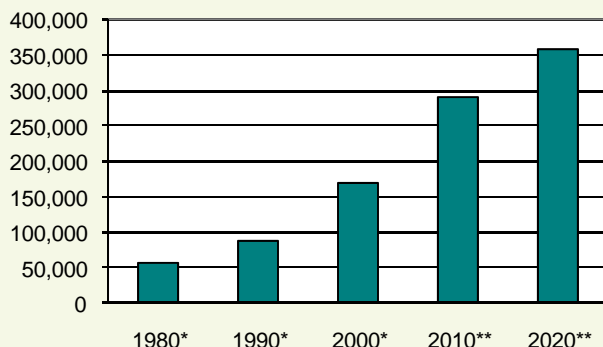


# Loudoun County, Virginia—Annual Demographic and Economic Trends

## Population

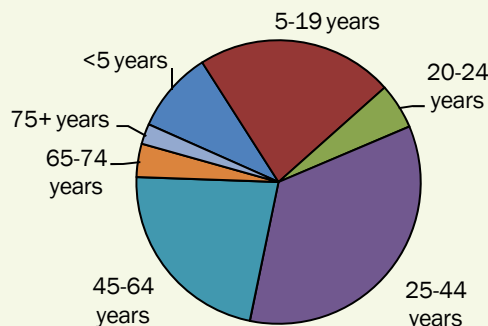
The 2010 estimated population for Loudoun, one of the fastest-growing counties in the nation since the late 1990s, is 289,737.



Sources: \*U.S. Census Bureau, \*\*Loudoun Department of Management & Financial Svcs, Apr. 2010

## Age Characteristics

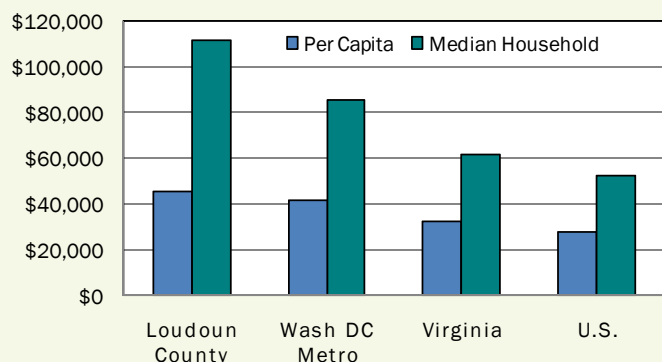
With 57% of the population between the ages of 25 and 64, Loudoun has a young and abundant workforce.



Source: U.S. Census Bureau, 2008 Time Series Estimates

## Income Comparison

The 2008 median household income in Loudoun, \$111,925, is more than double the national median of \$52,029.



Source: U.S. Census Bureau, American Community Survey, 2008

## Major Employers

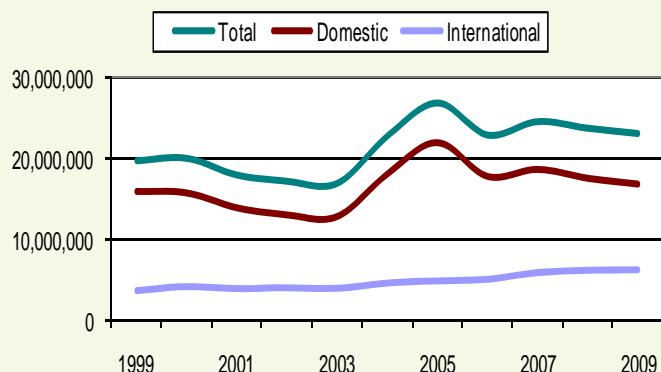
The following is a select list of Loudoun's employers. A complete list of major employers is available online at <http://biz.loudoun.gov>.

Company	Employment Range
Aol.	1,000–4,999
Inova Loudoun Hospital	1,000–4,999
M. C. Dean, Inc.	1,000–4,999
Orbital Sciences Corporation	1,000–4,999
United Airlines, Inc.	1,000–4,999
Verizon Business	1,000–4,999
Department of Homeland Security	500–999
VeriSign	500–999
HHMI Janelia Farm Research Campus	250–499
Rockwell Collins Simulation	250–499
Telos Corporation	250–499

Source: Virginia Employment Commission, 2nd Quarter 2009

## Washington Dulles Airport Trends

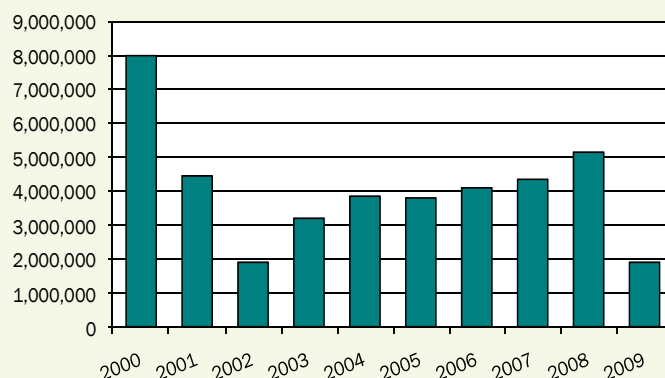
Total passenger counts at Washington Dulles International Airport decreased 2.8% in 2009, totaling 23,213,341. However, International passengers grew 1% to 6,246,415.



Source: Metropolitan Washington Airports Authority

## Nonresidential Development Trends

Nonresidential square footage permitted declined to 1.9 million in 2009, an expected reduction due to economic conditions.



Source: Loudoun Building & Development. Compiled by: Loudoun Economic Development

### Employment Notes

The civilian labor force, total employment, and the number of unemployed normally decline in August as students quit their summer jobs, and local school systems experience their lowest employment levels of the year before school resumes in the fall.

### Unemployment Rate (August 2010)

		Annual Chg
Loudoun County	4.7	2%
Northern Virginia	5.1	9%
Virginia	7	8%
United States	9.6	-1%

Source: Virginia Employment Commission

### Labor Force (August 2010)

	Labor Force	Annual Chg
Loudoun County	178,073	5%
Northern Virginia	1,506,198	2%
Virginia	4,169,206	1%
United States	154,110,000	0%

Source: Virginia Employment Commission

### At Place Employment (1st Quarter 2010)

Industrial Classification	Employees	Annual Chg	Establishments	Annual Chg
Ag, Forestry, Fishing & Hunting	337	2%	78	0%
Mining	150	-19%	5	-17%
Utilities	86	-3%	4	0%
Construction	12,675	-2%	834	-5%
Manufacturing	4,272	-4%	186	-2%
Wholesale Trade	2,827	-11%	382	-8%
Retail Trade	15,877	2%	839	-3%
Transportation and Warehousing	9,119	-1%	301	4%
Information	7,465	-5%	247	1%
Finance and Insurance	2,550	6%	330	0%
Real Estate and Rental and Leasing	1,633	5%	315	-4%
Professional and Technical Services	15,227	1%	2,280	3%
Mgt of Companies and Enterprises	1,094	8%	64	12%
Administrative and Waste Services	6,340	-2%	523	1%
Educational Services	1,881	0%	147	9%
Health Care and Social Assistance	8,947	6%	768	13%
Arts, Entertainment, and Recreation	1,847	10%	110	-3%
Accommodation and Food Services	10,336	-3%	516	2%
Other Services, Ex. Public Admin	4,080	6%	808	2%
Federal	4,199	-1%	47	0%
State	930	2%	21	0%
Local	15,634	-1%	216	-3%
<b>Total</b>	<b>127,513</b>	<b>-1%</b>	<b>9,023</b>	<b>1%</b>

Source: Virginia Employment Commission

### Nonresidential Construction (September 2010)

	Stock (2009)	Sq Ft Permitted	Annual Chg
Office	16,525,358	0	NA
Flex/Industrial	22,839,043	0	NA
Retail	14,281,422	0	NA
Mixed-Use	358,465	0	NA
Other	22,562,180	12,712	-78%
<b>Total</b>	<b>76,566,468</b>	<b>12,712</b>	<b>-94%</b>
Taxable	N/A	0	NA
Non-taxable	N/A	12,712	-86%
Route 28	N/A	0	NA

Source: Loudoun County Dept of Building & Development, Dept of Economic Development

### Nonresidential Notes

The cumulative amount of nonresidential square footage permitted YTD\*\* is 1,170,717, a 19 percent decrease over the same period last year.

\*\*YTD is Year to Date (Jan-Sept)

### Vacancy Rates (3rd Qtr 2010)

	Rate	Annual Chg
Total	15%	-10%
Office	16%	-6%
Flex	16%	-16%
Industrial	12%	-9%

Source: CoStar

### Residential Development

	Single-family Detached		Single-family Attached		Multi-Family		Total	
	Units	Annual Chg	Units	Annual Chg	Units	Annual Chg	Units	Annual Chg
Inventory (2009)	58,367	3%	32,144	5%	18,059	7%	108,570	4%
Building Permits Issued (Sept 10)	71	-30%	90	43%	0	NA	161	-2%
Homes Sold (July 10)	259	-5%	123	-28%	62	11%	444	-11%
Avg Sale Price (July 10)	\$557,701	9%	\$328,413	0%	\$192,631	-9%	\$443,204	7%

Sources: Loudoun County Dept of Building & Development, Dept of Management & Financial Services

### Residential Notes

The cumulative number of residential permits YTD\*\* is 1,624, a two percent increase compared to the same period last year.

\*\*YTD is Year to Date (Jan-Sept)

\*Note: Annual Change is percent change from current period to the same time period (month or quarter) in the previous year. ❖ N/A is Not Available. ❖ na is not applicable, divided by zero.

Loudoun County Department of Economic Development ❖ biz.loudoun.gov ❖ 703-777-0426 ❖ 800-LOUDOUN

All data subject to revision. For additional information, please visit our website or contact the Department.